OWNERS: Joseph Brown, Yorlum Ranch LTD

FOR: Yorlum Ranch LTD

PURPOSE: Boundary Line Adjustment

DATE: October 9, 2014

CERTIFICATE OF SURVEY

SE1/4 SE1/4, Section 30, T34N R25W, P.M., M.

Lincoln County, Montana

LEGEND

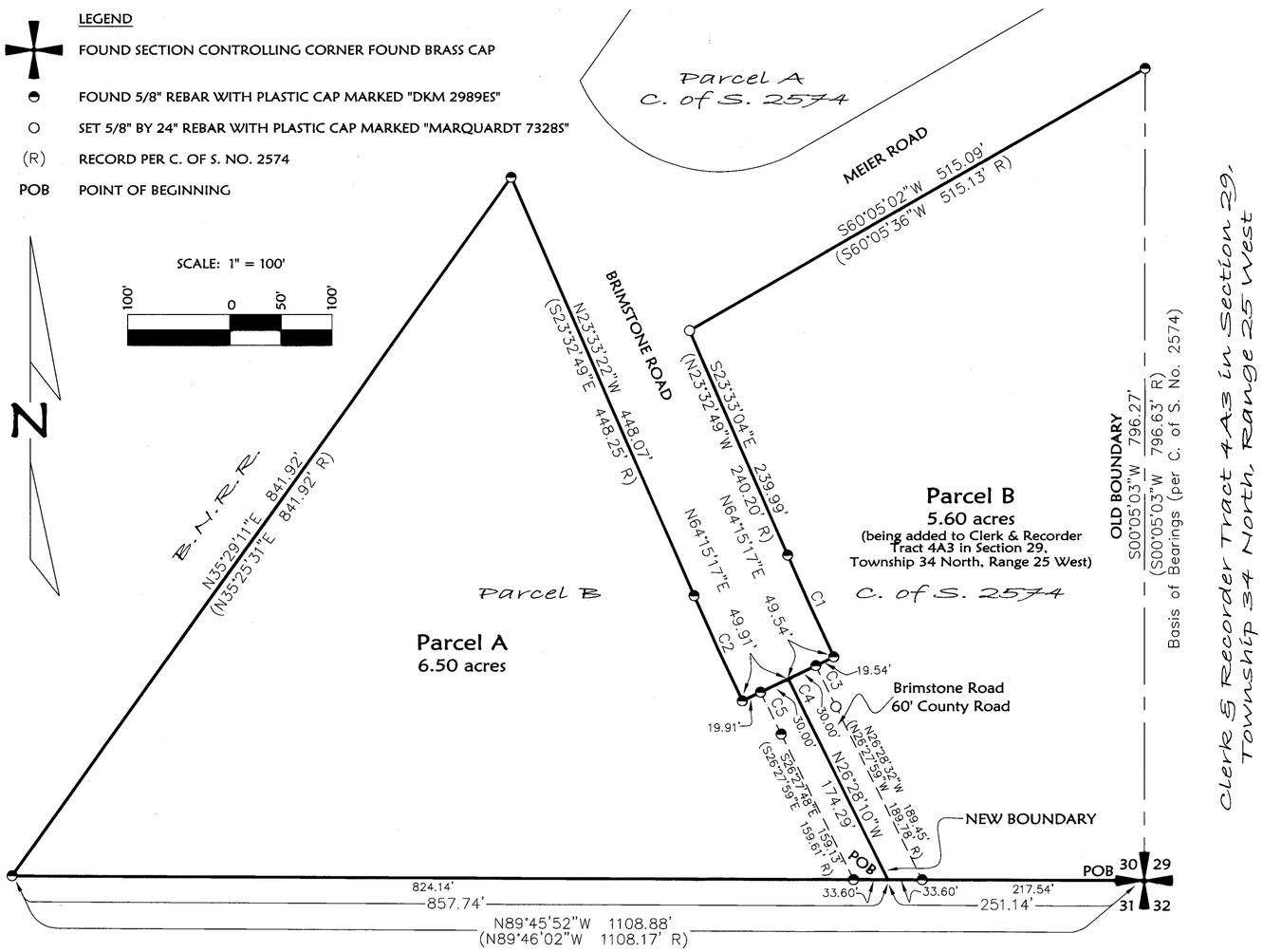
FOUND SECTION CONTROLLING CORNER FOUND BRASS CAP

FOUND 5/8" REBAR WITH PLASTIC CAP MARKED "DKM 2989ES"

O SET 5/8" BY 24" REBAR WITH PLASTIC CAP MARKED "MARQUARDT 7328S"

(R) RECORD PER C. OF S. NO. 2574

POB POINT OF BEGINNING



CURVE TABLE							
CURVE	LENGTH	RADIUS (F&R)	Delta	Brg. In	Brg. Out	Length (R)	Delta (R)
C1	109.84'	3030.00'	2°04'37"	N66°44'02"E	S64°39'25"W	109.77'	2°04'32"
C2	113.60'	3130.00'	2°04'46"	N66°26'06"E	S64°21'20"W	113.39'	2°04'32"
C3	44.92'	3050.00'	0°50'38"	N64°16'22"E	S63°25'44"W	44.92'	0°50'38"
C4	45.36'	3080.00'	0°50'37"	N64°16'21"E	S63°25'44"W		
C5	45.80'	3110.00'	0°50'38"	N64°15'36"E	S63°24'58"W	45.80'	0°50'38"

Parcel A
That portion of the Southeast ¼ of the Southeast ¼ of Section 30, Township 34 North, Range 25 West, P.M., M., Lincoln County, Montana, described as follows:
Commencing at the Southeast corner of Section 30; Thence along the South line of the Southeast ¼ of the Southeast ¼, North 89°45'52" West 251.14 feet to the centerline of Brimstone Road, a 60 foot County road, said point also being the Point of Beginning; Thence continuing along said South line of the Southeast ¼ of the Southeast ¼, North 89°45'52" West 857.74 feet to the Southeasterly right of way of the Burlington Northern Railroad; Thence along said Southeasterly right of way, North 35°29'11" East 841.92 feet to the West boundary of the Public Road; Thence along said boundary, South 23°33'22" East 448.07 feet to a point of a 3130.00 foot radius curve concave Northeasterly, having a radial bearing of North 66°26'06" East; Thence Southeasterly along said boundary and along said boundary and along said curve thru a central angle of 02°04'46" along an arc length of 113.60 feet; Thence continuing along the boundary of the Public Road, North 64°15'17" East 49.91 feet to the centerline of the above said Brimstone Road, said point being on a 3080.00 foot radius curve concave Northeasterly, having a radial bearing of North 64°16'21" East; Thence Southeasterly along said centerline and along said curve thru a central angle of 00°50'37" along an arc length of 45.36 feet; Thence continuing along said centerline, South 26°28'10" East 174.29 feet to the Point of Beginning, containing 6.50 acres of land all as shown hereon. Subject to and together with easements of record. Subject to County Road right of way as shown hereon.

Parcel B-(Being added to Clerk & Recorder 4A3 in Section 29, Township 34 North, Range 25 West)
That portion of the Southeast ¼ of the Southeast ¼ of Section 30, Township 34 North, Range 25 West, P.M., M., Lincoln County, Montana, described as follows:
Beginning at the Southeast corner of Section 30; Thence along the South line of the Southeast ¼ of the Southeast ¼, North 89°45'52" West 251.14 feet to the centerline of Brimstone Road, a 60 foot County road. Thence along said centerline thru the following two courses: North 26°28'10" West 174.29 feet to a point on a 3080.00 foot radius curve concave Northeasterly, having a radial bearing of North 63°25'44" East; Thence Northwesterly along the centerline and along the curve thru a central angle of 00°50'37" along an arc length if 45.36 feet to a point on the boundary of the Public Road; Thence along said boundary thru the following four courses: North 64°15'17" East 49.54 feet to a point on a 3030.00 foot radius curve concave Northeasterly, having a radial bearing of North 64°39'25" East; Thence Northwesterly along the curve thru a central angle of 02°04'37" along an arc length of 109.84 feet; Thence North 23°33'04" West 239.99 feet; Thence North 60°05'02" East 515.09 feet to the East line of the above said Southeast ¼ of the Southeast ¼; Thence along said East line, South 00°05'03" West 796.27 feet to the Point of Beginning, containing 5.60 acres of land all as shown hereon. Subject to and together with easements of record. Subject to County Road right of way as shown hereon.

Resulting Parcel Legal
Parcel B as shown hereon, together with Tract 4A3 in Section 29, Township 34 North, Range 29 West, described as follows:
The West ½ of the Southwest ¼ of the Southwest ¼, the Northeast ¼ of the Southwest ¼ of the Southwest ¼ and the South ½ of the Northwest ¼ of the Southwest ¼, excepting therefrom those portions acquired by the USA as shown on Liz Pendens 558.
Subject to and together with easements of record.

Owner Certification
We hereby certify that the purpose of this division of land is to relocate a common boundary line between adjoining properties outside a platted subdivision and that no additional parcels are hereby created. Therefore, this division of land is exempt from review as a subdivision pursuant to Section 76-3-207(1)(a), MCA.

We hereby certify that this division creates a parcels of land (Parcel A) that has existing facilities for water supply, wastewater disposal, storm drainage, or solid waste disposal that were not subject to review, and have not been reviewed, under Title 76, chapter 4, part 1, MCA, if: no new facilities will be constructed on the parcel; the number of developed parcels is not increased;
existing facilities complied with state and local laws and regulations, including permit requirements, which were applicable at the time of installation; and the local health officer determines that existing facilities are adequate for the existing use.
Therefore, this division is exempt from review by the Department of Environmental Quality pursuant to ARM 17.36.605(2)(c)(i),(ii),(iii) &(iv).

Parcels over 20 acres not subject to DEQ review pursuant to 76-4-103 MCA (Parcel B being added to Clerk & Recorder Tract 4A3 in Section 29, Township 34 North, Range 25 West).

"The area that is being removed from one tract of record and joined with another tract of record is not itself a tract of record. Said area shall not be available as a reference legal description in any subsequent real property transfer after the initial transfer associated with the certificate of survey on which said area is described."

Joseph S Mulroy
JOSEPH S. MULROY, President
YORLUM RANCH LTD, a Texas company by
YORLUM MANAGEMENT L.L.C., general partner

Joseph Brown
JOSEPH BROWN

STATE OF MT)
County of LINCOLN) : ss.

This instrument was signed and acknowledged before me on NOV 25, 2014, by JOSEPH S. MULROY, President of YORLUM MANAGEMENT L.L.C., general partner of YORLUM RANCH LTD, a Texas company.

Printed Name: _____
Notary Public for the State of _____
Residing at _____
My Commission Expires _____

STATE OF MT)
County of LINCOLN) : ss.

This instrument was signed and acknowledged before me on NOV 25, 2014, by JOSEPH BROWN.

Printed Name: _____
Notary Public for the State of _____
Residing at _____
My Commission Expires _____

Examined: Nov 18, 2014
Ronald A. Pearson
Examining Land Surveyor
Ronald A. Pearson, 9008LS

NOTE:
NO SEARCH HAS BEEN MADE FOR EASEMENTS AFFECTING THIS PROPERTY AND THIS SURVEY DOES NOT PURPORT TO SHOW ALL APPURTENANT EASEMENTS.

CERTIFICATE OF SURVEYOR
DAWN MARQUARDT
Registration No. 7328S
11-18-2014
Date

MONTANA DAWN MARQUARDT 7328S REGISTERED PROFESSIONAL LAND SURVEYOR

I hereby certify that all real property taxes and special assessments assessed and levied on the land to be divided have been paid.
Dated the 1 day of Dec, 2014.
Nancy Trotter Higgins by Lil Blondale
Treasurer, Lincoln County, Montana

STATE OF MONTANA
County of Lincoln
Filed on the 1st day of December, 2014, A.D., at 9:47 o'clock A m.
Tammy D Lauer by
County Clerk and Recorder
By: Chuck E Ross
Deputy
Instrument Record No. 254837

SHANNON M. WOLLEAT NOTARY PUBLIC for the State of Montana Residing at Libby, Montana My Commission Expires September 17, 2017

CERTIFICATE OF SURVEY NO. 4321 RB

Marquardt Surveying
201 3rd Ave. West (406) 755-6285
Kalispell, MT 59901 info@mmsurvey.net

	Field Crew: BP TB
Date: October 9, 2014	Revision Date: n/a
Project Name: Yorlum Ranch	Project Number: 14-196
Filename: BrownBLA	Drawn By: SA

YORLUM RANCH